

63-212

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**WARRANTY DEED  
032428**

**TRANSFER  
TAX  
PAID**

**KNOW ALL MEN BY THESE PRESENTS**, that **Cecile M. Bizier**, of Waterville, County of Kennebec and State of Maine in consideration of one dollar and other valuable consideration paid by **Robert L. Bolduc, Barbara A. Bolduc and Barbara F. Bolduc**, all of Waterville, County of Kennebec and State of Maine, as joint tenants and not as tenants in common, the receipt whereof I do hereby acknowledge, do hereby give, grant, bargain sell and convey unto the said Robert L. Bolduc, Barbara A. Bolduc and Barbara F. Bolduc, their heirs and assigns forever, a certain lot or parcel of land located in the City of Waterville, County of Kennebec and State of Maine bounded and described as follows:

A certain lot or parcel of land situate in said **Waterville** and bounded and described as follows to wit:

Beginning on the east side of Canibas Avenue at the northwesterly corner of Lot No. 45, thence along the northerly line of Lot No. 45, one hundred (100) feet, thence at right angles along the westerly line of Lot No. 72 sixty-six (66) feet, thence at right angles along the southerly line of Lot No. 47 one hundred (100) feet to the easterly line of Canibas Avenue, thence along the easterly line of Canibas Avenue sixty-six (66) feet to the point of beginning being Lot No. 46 on a plan of a part of the Bacon and Seavey Lots, so called, made A.D. 1886 by I. E. Getchell for Frazier Gilman, said plan being recorded in Kennebec County Book of Plans, No. 1, Page 33, to which plan reference is here made.

**MEANING AND INTENDING** to convey the same premises as bequeathed to Leo Bizier and Cecile Bizier by Abstract of Will of Lizzie Bizier dated May 5, 1953 and recorded in the Kennebec County Registry of Deeds in Book 900, Page 147. Also being the same premises as conveyed by the heirs of Leo Bizier to Cecile M. Bizier by Quitclaim Deeds of Wallace Bizier dated August 28, 2002; Marlene Lachance dated September 2, 2002; James Bizier dated September 5, 2002; Karen Merriman dated September 7, 2002; Janice Karlonas dated September 9, 2002 and Charlene Chowanec dated September 10, 2002 and being recorded concurrently. Also see Affidavit of Cecile M. Bizier dated September 12, 2002 and recorded herewith.

**TO HAVE AND TO HOLD** the aforegranted and bargained premises, with all privileges and appurtenances thereof, to the said Robert L. Bolduc, Barbara A. Bolduc and Barbara F. Bolduc, their heirs and assigns, to them and their use and behoof forever.

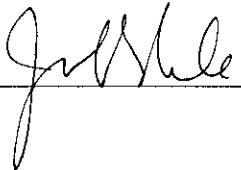
**AND I** do covenant with the said Grantees, her heirs and assigns, that I am lawfully seized in fee of the premises; that they are free of all encumbrances; that I have good right to sell and convey to the said Grantees to hold as aforesaid; and that I and my heirs, shall and will warrant and defend the same to the said Robert L. Bolduc, Barbara A. Bolduc and Barbara F. Bolduc, their heirs and assigns forever, against the lawful claims and demands of all persons.

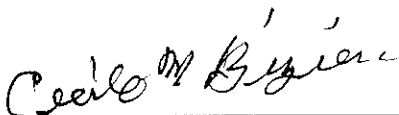
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IN WITNESS WHEREOF, I, the said **Cecile M. Bizier** have hereunto set my hand and seal this 23<sup>rd</sup> day of September, 2002.

Signed, Sealed and Delivered  
in presence of

  
\_\_\_\_\_

  
\_\_\_\_\_  
Cecile M. Bizier

STATE OF MAINE  
Kennebec, ss.

September 23, 2002

Personally appeared the above named **Cecile M. Bizier** and acknowledged the foregoing instrument to be her free act and deed.

Before me,

  
\_\_\_\_\_  
Notary Public/Attorney at Law

John E. Nale  
\_\_\_\_\_  
Printed Name

RECEIVED KENNEBEC SS.

2002 OCT -9 AM 9:00

ATTEST:   
REGISTER OF DEEDS